

# Board of Review Forms

PA-115A Objection Form RE

## OBJECTION FORM FOR REAL PROPERTY ASSESSMENT

Section 70.47(7)(a), Wis. Statutes states "No person shall be allowed in any action or proceedings to question the amount or valuation of property unless such written objection has been filed and such person in good faith presented evidence to such board in support of such objection and made full disclosure before said board. . ."

**Note:** The Board of Review can hear only sworn oral testimony regarding the value of the property. It cannot hear protests regarding the amount of property taxes or questions of exemption. The best evidence of the value of your property is a recent arm's-length sale of your property. The next best evidence is recent arm's-length sales of comparable property. If there are no sales of your property or comparable property, you should present other evidence that indicates the value of your property. This would include cost, income, appraisals, amount of insurance, and sales of like property.

|                          |                          |
|--------------------------|--------------------------|
| Property Owner           | Agent (if applicable)    |
| Owner's Mailing Address  | Agent's Mailing Address  |
| Owner's Telephone Number | Agent's Telephone Number |

Please provide the following information on the property and the assessment to which you are objecting. (Attach additional sheets, if necessary.)

- Property Address \_\_\_\_\_
- Legal Description or parcel number from the current assessment roll \_\_\_\_\_
- Total Property Assessments \_\_\_\_\_
- Please explain why you think the above assessed value is incorrect. \_\_\_\_\_

- Please state your opinion of the fair market value of the property as of January 1. \_\_\_\_\_
- (a) What is the present age of the structure? \_\_\_\_\_

- (b) Please check the method of acquisition of the property:

| Method of Acquisition                 | Date | Acquisition Price |
|---------------------------------------|------|-------------------|
| <input type="checkbox"/> Purchase     |      |                   |
| <input type="checkbox"/> Trade        |      |                   |
| <input type="checkbox"/> Gift         |      |                   |
| <input type="checkbox"/> Inheritance  |      |                   |
| <input type="checkbox"/> Construction |      |                   |

- Have you improved, remodeled, added to, or changed this property since acquiring it? ☐ Yes ☐ No
  - Describe \_\_\_\_\_
  - When were the changes made? \_\_\_\_\_
  - What were the cost of the changes? \_\_\_\_\_
  - Does the above figure include the value of all labor, including your own? ☐ Yes ☐ No
- Have you listed the property for sale within the last five years? ☐ Yes ☐ No
  - If yes, when and for how long was the property listed? \_\_\_\_\_
  - What was the asking price? \_\_\_\_\_
  - What offers were received? \_\_\_\_\_

- Has anyone made an appraisal of this property within the last five years? ☐ Yes ☐ No
  - If yes, when and for what purpose? \_\_\_\_\_

- What was the appraised value? \_\_\_\_\_
- How much and what type of fire insurance is carried on the property? \_\_\_\_\_

- Please list all other real estate in the municipality that you own:

| Legal Description or Parcel Number | Assessment Total |
|------------------------------------|------------------|
|                                    |                  |
|                                    |                  |
|                                    |                  |
|                                    |                  |

- If you are requesting the removal of a Board of Review member, please list their name. \_\_\_\_\_

NOTE: This section does not apply in first or second class cities.

|                              |      |
|------------------------------|------|
| Owner's or Agent's Signature | Date |
|------------------------------|------|